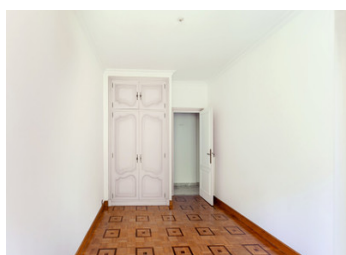
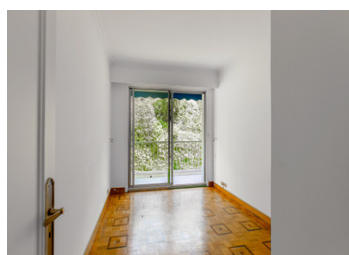
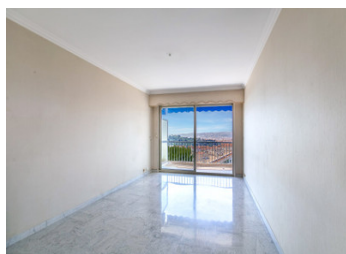


Nice - Mont Boron. Panoramic views for this 2 bedroom apartment overlooking Nice and the sea



INFORMATION

Town:	Nice
Department:	Alpes-Maritimes
Bed:	2
Bath:	1
Floor:	62.34 m2
Outside Space:	15 m2



IN BRIEF

NICE – MONT BORON

Close to the Col de Villefranche and its shops, this bright 2-bedroom apartment is located on the penultimate floor of a prestigious residence and offers great renovation potential.

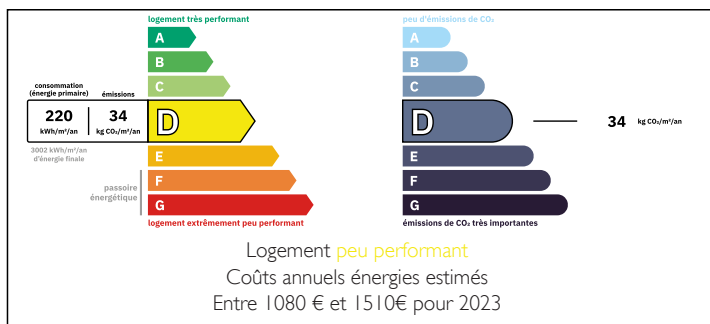
Facing South-West, the living area opens onto a terrace with breathtaking panoramic views of the city and the sea, while a large balcony at the rear overlooks lush greenery.

The apartment comprises an entrance hall with built-in storage, a living room, a separate kitchen, two bedrooms with fitted wardrobes, a bathroom, and a separate guest toilet.

A cellar is included.

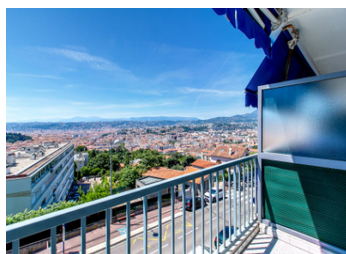
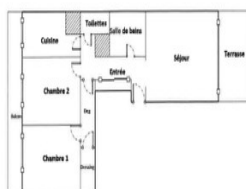
Garage available as an option.

ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



LOCAL TAXES

Taxe foncière: 1900 EUR

DESCRIPTION

NICE – MONT BORON

Close to the Col de Villefranche and its shops, this bright 2-bedroom apartment is located on the penultimate floor of a prestigious residence and offers great renovation potential.

Facing South-West, the living area opens onto a terrace with breathtaking panoramic views of the city and the sea, while a large balcony at the rear overlooks lush greenery.

The apartment comprises an entrance hall with built-in storage, a living room, a separate kitchen, two bedrooms with fitted wardrobes, a bathroom, and a separate guest toilet.

A cellar is included.

Garage available as an option.

Co-owned building of 1 units

Provisional annual charges: 3600€

Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

NOTES